

2023 Assessment: 010 – City of Duluth

Q4: 02-SHORE

NORTH SHORE

Neighborhood	# of Sales	Avg Price
02-SHORE	8	281,700

***Due to lack of sufficient sales in one study year, two study years were utilized**

010-0280-00240

7535 BRIGHTON ST

Adjusted price: \$96,500

Sale Date: August 2021

Land size: 13316 SF

Principal Structure: 1296 SF

Buyer: NORTHERN PROPERTY VENTURES LLC

Seller: HAGLUND, AMANDA



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010-0280-00240

010-0280-00870

7306 BRIGHTON ST

Adjusted price: \$189,900

Sale Date: July 2021

Land size: 17920 SF

Principal Structure: 774 SF

Buyer: SUNDQUIST, TIMOTHY

Seller: OLSON, ERICKA



010-3530-02430

29 N 80TH AVE E

Adjusted price: \$213,500

Sale Date: February 2021

Land size: 31810 SF

Principal Structure: 1152 SF

Buyer: LIND, AARON/BENDTSEN, AMY

Seller: NORICK, TERRI S



010-0280-00630

7436 BRIGHTON ST

Adjusted price: \$223,000

Sale Date: April 2022

Land size: 39409 SF

Principal Structure: 992 SF

Buyer: SANFORD, ROBIN

Seller: BROWN, MARY



010-0290-00610+

7101 E SUPERIOR ST

Adjusted price: \$238,000

Sale Date: October 2021

Land size: 53954 SF

Principal Structure: 972 SF

Buyer: PITZEL, SPENCER

Seller: SEAFOLK, CLARA M



010-0300-01175

9506 CONGDON BLVD

Adjusted price: \$262,000

Sale Date: July 2021

Land size: 12896 SF

Principal Structure: 640 SF

Buyer: ROTHE, ALISA

Seller: WINTERS, ALLAN N



010-0300-00700+

9439 CONGDON BLVD

Adjusted price: \$336,500

Sale Date: July 2022

Land size: 148961 SF

Principal Structure: 870 SF

Buyer: LITTLE, THE JOAN L.A. LITTLE T

Seller: DONNER, CYNTHIA R & GAWBOY, CARL



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010-0300-00700

010-4005-00040

9628 CONGDON BLVD

Adjusted price: \$694,000

Sale Date: July 2021

Land size: 63951 SF, 240 FF

Principal Structure: 1372 SF

Buyer: PETRIE, BROCK & WOLLET, KATRINA

Seller: AUSTIN, WILLIAM B & GLORIA C

